

Board of County Commissioners

Development Review

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September 9, 2002 DRC Meeting

Meeting convened at 2:10 PM.

Present: Robbie Rogers-Division Director and Chairperson, Richard Helms-Development Coordinator, Tom Mountain and Cliff Manuel-Coastal Engineering, Bob Carver-Building Official, Becky Howard-Deputy Clerk, Terry Neal-Attorney and Alysia Akins-Committee Secretary.

Mr. Helms moved to approve the DRC minutes of August 26, 2002. Mrs. Howard seconded the motion and the motion carried.

Old Business-

Tri-County Villages-Unit 68

Major Development

Engineering Review

Troy Locklin and Bob Farner, Farner-Barley and Associates, Inc., were present and proposing to develop a 186-lot subdivision. A boundary survey, public road problems, legal descriptions, asphalt requirements, cross-sections, landscape buffer plan, storm pipe calculations, easements, elevations, limits of construction, tree clearing plan, storm events and ROW's were discussed. Mr. Manuel discussed the 12 items of concern by Coastal Engineering.

Mr. Helms moved to approve the engineering, contingent upon all of Coastal's comments being addressed and a letter from Public Works approving the type III asphalt. Mrs. Howard seconded the motion and the motion carried.

Tri-County Villages-Unit 69

Major Development

Engineering Review

Troy Locklin and Bob Farner, Farner-Barley and Associates, Inc., were present and proposing to develop a 223-lot subdivision. Manholes, landscape buffer plan, tree clearing plan, building setbacks, road improvements, limits of construction, storm pipe calculations, asphalt requirements, CR 101, swales, easements, inlets and other agency approvals were discussed. Mr. Manuel discussed the 11 items of concern by Coastal Engineering.

Mr. Manuel moved to approve the engineering, subject to all engineering comments being addressed. Mr. Helms seconded the motion and the motion carried.

Tri-County Villages-Villa Amelia

Major Development

Engineering Review

Troy Locklin and Bob Farner, Farner-Barley and Associates, Inc., were present and proposing to develop a 76-lot subdivision. Drainage and storm pipe calculations, asphalt requirements, storm design criteria, typical cross-sections, grading, tree clearing/landscape buffer plan, boundary survey, water retention ponds and a storm drainage master plan were discussed. Mr. Manuel discussed the 9 items of concern by Coastal Engineering.

Mr. Manuel moved to approve the engineering, subject to all engineering comments being addressed. Mr. Helms seconded the motion and the motion carried.

Tri-County Villages-Villa Fernandina

Major Development

Engineering Review

Troy Locklin and Bob Farner, Farner-Barley and Associates, Inc., were present and proposing to develop a 75-lot subdivision. Unit 67, CR 101 improvements, widening of C-466, intent of construction, wet taps, storm pipe calculations, asphalt requirements, typical utility cross-sections, storm design criteria, tree clearing/landscape buffer plan, boundary survey, flood plain and rating details were discussed. Mr. Manuel discussed the 11 items of concern by Coastal Engineering.

Mr. Manuel moved to approve the engineering, subject to all engineering comments being addressed. Mr. Helms seconded the motion and the motion carried.

New Business-

Caruthers Mini-Warehouses Expansion

Major Development

Engineering Review

Rodney Caruthers, property owner, was present and requesting to add 6 additional storage buildings to an existing mini-warehouse storage facility. Mr. Manuel stated Coastal felt the engineering plans were acceptable as submitted.

Mr. Manuel moved to approve the engineering. Mr. Carver seconded the motion and the motion carried.

***North Sumter Utility Company WTP#1
Major Development
Engineering Site Plan***

Robert A. Ern, Jr. and Bob Farner, Farner-Barley and Associates, Inc., were present and proposing to construct a community well supply system and water treatment plant, with a well house site. All previous comments have been addressed. All other agency permits have been approved. A revised legal description, access to C-466 and DEP correspondence was also discussed.

Mr. Manuel moved to approve the engineering. Mr. Carver seconded the motion and the motion carried.

Land Development Code Modifications

Ron Grant and Marty Dzuro, Grant and Dzuro, were present to discuss the proposed LDC modifications. Mr. Helms, Mrs. Rogers, Mr. Dzuro, Mr. Grant, Mr. Mountain and Mr. Manuel met in the AM and discussed Coastal Engineering's comments. Attorney Neal questioned plat review procedures. The LDC final modifications will be scheduled to go before the ZAB in October. Mr. Manuel requested the final revisions be sent to him electronically.

Public Forum-

None

The next DRC meeting is scheduled for September 16, 2002.

Mr. Helms moved to adjourn.

Meeting adjourned at 3:30 PM.